



Connells

Pinford Dell
Luton



Property Description

Connells Stopsley present a CHAIN FREE three bedroom semi detached CORNER PLOT property located in the sought after Wigmore area of Stopsley. Pinford Dell briefly comprises an entrance hall, cloakroom, kitchen, lounge/diner with an additional reception room via an extension. The upper floor contains three bedrooms and family bathroom suite. Externally the property benefits from off street parking for two vehicles as well as a garage. The front garden has a paved pathway along with laid to lawn areas. The rear garden contains a mix of patio and laid to lawn areas.

Pinford Dell is located in the Wigmore area which is sought after due to its excellent access to all amenities including local shops, schools, doctor surgeries, places to eat and more. Travel hubs are close by and include Parkway train station, Junction 10 of the M1 motorway and London Luton Airport.

Entrance Hall

Double glazed door to front. Double glazed window to side. Radiator.

Cloakroom

Fitted with low level wc. Wash hand basin. Partly tiled. Double glazed window to front.

Lounge

17' 4" x 16' 3" (5.28m x 4.95m)
Double glazed window and patio doors to rear. Radiator. TV point.

Dining Room

10' 5" x 10' 5" (3.17m x 3.17m)
Double glazed window to front and rear. Radiator.

Kitchen

11' 6" x 9' 8" (3.51m x 2.95m)
Fitted with wall and base units. Stainless steel sink drainer. Work surfaces. Electric oven and

hob. Cooker hood. Plumbing and space for appliances. Double glazed window to front.

Landing

Double glazed window to side. Loft access.

Bedroom One

Double glazed window to front. Radiator.

Bedroom Two

11' 1" x 12' 10" (3.38m x 3.91m)
Double glazed window to rear. Radiator. Fitted wardrobes.

Bedroom Three

7' 9" x 7' 9" (2.36m x 2.36m)
Double glazed window to rear. Radiator.

Bathroom

Fitted with low level wc. Wash hand basin. Bath with mixer taps. Partly tiled. Double glazed window to front.

Outside

Rear Garden

Paved patio area. Laid to lawn. Shed.

Garage

Up and over door. Off street parking.





Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

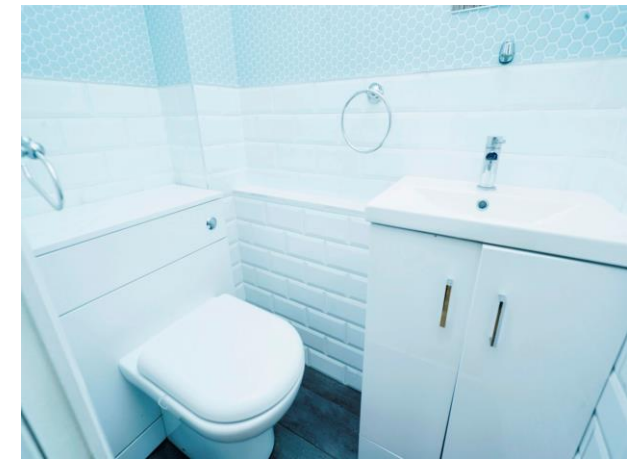
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EPC Rating: D

view this property online connells.co.uk/Property/STP307520



Tenure: Freehold



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Property Ref: STP307520 - 0003